

**Housing Partnership
2nd floor conference room
February 19, 2014 7:30 PM**

Attending: Kate Moskos, Mike Rosenberg, Stephen Boyd, Jean Hammond, Christina Wilgren, Lisa Mustapich and staff: Jessica Porter and Dan Gaulin.

Absent: Ellis Kriegsberg, Irma Carter, Alice Sun, Jane Puffer

The group unanimously voted to approve the minutes of 11/21, which was the last meeting.

The committee then reviewed the annual HOME Action Plan. The appropriation of HOME funds is lower, partially due to sequestration, and that the money is spread further among more towns. The smaller towns are successfully using the funds.

Next the committee discussed the homeowner training for affordable owners. The last session was immensely popular, and the next one is scheduled to address understanding of affordable condos regulations. The class will be 2-3 hours. The class will also have a condo board education component. Professional Management can help boards to act properly when dealing with affordable units.

A representative from the Selectmen met with Peabody, the VA builder. Building is slated to begin in August and last 1 year. The project will be 3 stories, 70 one-bedroom units, and serve homeless vets who are over 55 yrs.

At the Community Preservation meeting Christina asked that additional money above the 10% be placed into the housing reserve account. Currently there is \$350K in CPC-Housing. There is another \$1.1M in the Muni Trust, for a total of \$1.6M dedicated towards housing. At Town Meeting Fin Comm will recommend against it. Fin Comm will recommend that the money be placed into the General CPC fund, housing can always access it at a later time. Bedford will be spending \$2M on Ashby place renovations. These units were built in 1969, and need kitchen and bath renovations.

Christina mentioned an idea to buy tear down properties and renovate/resell to moderate income buyers. The charette for the use of the Coast Guard properties has not yet been scheduled.

The update on the Small Necessity Grants: the first spring we received 7 applications and 4 were approved, only one has completed the work. The rest have until June to complete the work. In the fall, we received 6 applications, awarded 3, and none have

completed the work, they have until 12/31 to complete the work. The next cycle closes on 4/15.

No fair housing reports.

Next meeting dates are 3/18 and 4/22.

950 PM: The committee voted unanimously to adjourn.

Submitted by Mustapich